

TOWN OF NEWSTEAD
PLANNING BOARD MINUTES
November 15, 1999

PRESENT: Dave Wakeman, Chairman Don Folger, Code Enforcement Officer
 Andy Kelkenberg Rebecca Baker, Planning Board Clerk
 Mary Valentine
 John Potera
 Jim Ebersole
 Terry Janicz

The meeting was called to order at 7:40pm by Dave Wakeman. Dave updated the board on the meeting that was held at the Akron Fire Co. in regards to the Akron Airport project. The meeting was an informational one and comments from the public were taken. Approximately 60 people were in attendance.

Rebecca informed the board that Clarence Materials is indeed zoned industrial, which will allow Adesa's new plans. The board reviewed the stormwater issue concerning the same project. It was agreed that the engineers would have to keep a close eye on this portion of the project, as will the planning board.

The minutes from the November 1, 1999 meeting were reviewed and a motion to accept them as written was made by Jim, seconded by Mary and all approved.

Don Folger explained in further detail the circumstances relating to the subdivision request on Main Rd. by North Star Construction. He informed the board that they do not have the right to refund fees. That responsibility lies with the Town Board. Mr. Folger also felt the planning board should not suggest ways in which applicants can circumvent the system. It was the board's opinion that they were only guiding the applicant to follow current rules and regulations.

The board discussed the Baer subdivision on Dorsch Rd. Everything looks fine and a public hearing is scheduled for December 13, 1999.

Mr. Folger presented the board with various facts regarding Buffalo Drilling Company, Inc. To date they have not met the requirements set forth by the planning board in August 1998 for the site plan that was presented then. Buffalo Drilling had one year to comply and failed to do so. Also, it was brought to the board's attention that the proposed building at that time, has been constructed closer to the road and larger than the site plan called for. There is a 30% increase in the building size, making stormwater an issue. Additionally, Buffalo Drilling Company, Inc. over the past weekend, constructed a concrete block enclosure without a building permit. It is Mr. Folger's intention to issue a summons addressing the above issues. The planning board is in full agreement. After consulting with Nathan Neill, Town Attorney, the planning board has decided they will not hear any further plans from Buffalo Drilling Company, Inc. until this issue has been resolved.

Dave informed the board that the Town Board has removed the Bloomingdale Rd. Rezoning project from their agenda because there has been no response from either Mrs. Henley or Mrs. Murphy (property owners) to the letters that were sent.

The Town Board will approve the Adesa site plan but the water and retention issue will be left open for observation.

The town will hold it's annual safety meeting December 6, 1999.

Golden Pond wetlands delineation is complete and they are waiting for final reports.

Mr. Tobolski, observer to the meeting, was asked if he had any comments. His concern is the lack of communication between the planning board and the public. As it stands, the minutes are not published until

approximately three weeks after a meeting. He feels this is too long of a time if someone was interested in an issue to have any say in the matter. He would also like to see all agendas published to allow residents prior knowledge of items that will be discussed. This would allow residents to be pro active versus reactive.

Mary motioned to adjourn the meeting at 9:45pm. John seconded the motion and all approved.

Respectfully submitted by,
Rebecca K. Baker, Recording Secretary